

LOT 29
IN OR 830 PG 594
PINEY ISLAND II PB 4/97

DANIEL LUKE S
96129 PINEY ISLAND DRIVE
FERNANDINA BEACH, FL 32034

2026

37-2N-28-5000-0029-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality 04 Quality Level 04
DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 04

NEIGHBORHOOD/LOC 4016.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,175	100	1994	1,175	156,025
DCK	622	10	1999	62	8,233
FOP	130	30	1994	39	5,179
FUS	600	100	1994	600	79,672
FUS	480	100	1996	480	63,738
UOP	77	20	1994	15	1,992
UOP	40	20	1999	8	1,063
UOP	42	20	1999	8	1,063
UST	560	45	1997	252	33,462

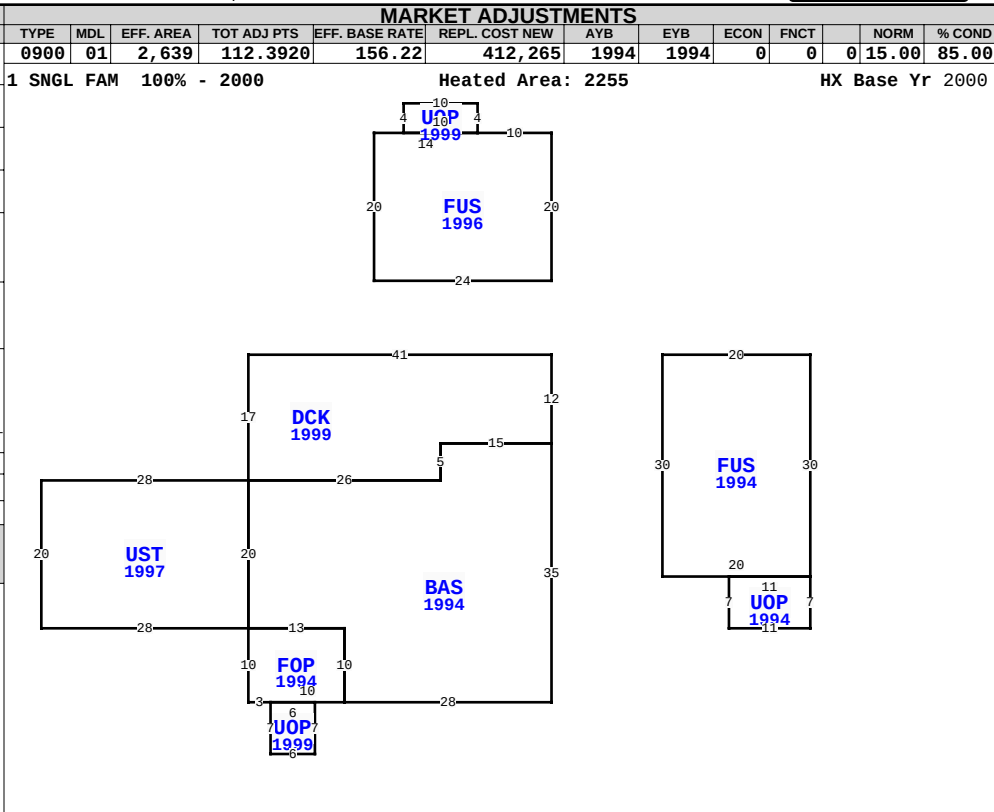
TOTALS 3,726 2,639 350,425

EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0 100	0 0	1.00	UT	3,500.00	3,500.00	100	1994	1994	3	72	2,520	
2	1242	WD DECK A	0 100	0 0	1,454.00	SF	10.00	10.00	100	1994	1994	3	20	2,908	

LAND DESCRIPTION			TOTAL OB/XF 5,428													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	000100	C	RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	160,000.00	160,000.00

REVIEW DATE 01/01/2023 BY CD



96129 PINEY ISLAND DR, FERNANDINA BEACH

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
			04/15/2025 MLU		

TOTAL OB/XF 5,428																
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	000100	C	RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	160,000.00	160,000.00

Total Acres: 0.00 Total Land Value: 160,000 Market: 0 Agricultural: 0

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VALUATION BY		STANDARD
Tax Group: 7	Tax Dist:	
BUILDING MARKET VALUE		350,425
TOTAL MARKET OB/XF VALUE		5,428
TOTAL LAND VALUE - MARKET		160,000
TOTAL MARKET VALUE		515,853
SOH/AGL Deduction		285,179
ASSESSED VALUE		230,674
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		179,263
TOTAL JUST VALUE		515,853
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		507,280

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B18686	REMODEL	1,707	10/01/2006
94-0577	NEW CONSTR	62,000	10/01/1993

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0830/0594	4/17/1998	WD	Q	I		130,000

GRANTOR: MILLIKEN PAULA
GRANTEE: DANIEL LUKE S
0697/1089 2/01/1994 WD Q V 19,500
GRANTOR: PINEY ISLAND PARTNERS
GRANTEE: MILLIKEN PAULA

BUILDING NOTES

BUILDING DIMENSIONS

DCK=[YR=1999] W41 S17 UST=[YR=1997] W28 S20 E28
FOP=[YR=1994] S10 E3 UOP=[YR=1999] S7 E6 N7 W6 \$ E10
BAS=[YR=1994] E28 N35 W15 S5 W26 S20 E13 S10 \$ N10 W13 \$ N20
\$ E26 N5 E15 N12 \$ PTR=E15 FUS=[YR=1994] E20 S30
UOP=[YR=1994] S7 W11 N7 E11\$ W20N30\$ W15\$ PTR=N10
FUS=[YR=1996] N20 W10 UOP=[YR=1999] N4 W10 S4 E10 \$ W14 S20
E24 \$ S10 \$.

Common: 160,000 PRINTED 07/09/2026 BY SYS